

WARRANTY DEED

39-4

Know all Men by these Presents,

02-1888

That I, EMELIA SOUCY of the City of Waterville, County of Kennebec and State of Maine,

in consideration of one dollar (\$1.00) and other good and valuable considerations,

paid by MADELINE SOUCY,

**NO TRANSFER
TAX PAID**

whose mailing address is 8 Halde Street, Waterville, Maine - 04901,

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said MADELINE SOUCY, her

heirs and assigns forever,

A CERTAIN LOT OR PARCEL OF LAND together with the buildings and improvements erected thereon, situate, lying and being in the City of Waterville, County of Kennebec and State of Maine and bounded and described as follows, to wit: -

NORTHERLY fifty (50) feet by Halde Street; WESTERLY seventy-five (75) feet by land of A. B. Simoneau; SOUTHERLY fifty (50) feet by land of Charles LeBrun; and EASTERLY seventy-five (75) feet by land of Joseph L. Levasseur.

BEING the same premises conveyed to the said Grantor herein and the said Grantee herein under and by virtue of a certain Warranty Deed in Joint Tenancy from the said Grantor herein dated October 3, 1962 and recorded in the Kennebec County Registry of Deeds in Deed Book 1281, at Page 121; AND ALSO BEING the same premises conveyed to the said Grantor herein under and by virtue of a certain Warranty Deed from Alex Soucy dated November 3, 1952 and recorded as aforesaid in Deed Book 930, at Page 314.

THE PURPOSE OF THIS DEED is to break the joint tenancy that was created in said Warranty Deed as recorded as aforesaid in Deed Book 1281, at Page 121, and to convey all the interest of the said Grantor herein which she received under and pursuant to said Warranty Deed in Joint Tenancy dated and recorded as aforesaid.

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To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **MADELINE SOUCY**, her

heirs and assigns, to them and their use and behoof forever.

And I do **covenant** with the said Grantee, her heirs and assigns, that I am lawfully seized in fee of the premises, that they are free of all encumbrances;

that I have good right to sell and convey the same to the said Grantee to hold as aforesaid; and

that I and my heirs shall and will **warrant and defend** the same to the said Grantee, her heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, I, the said **EMELIA SOUCY**, single and unmarried,

~~and~~

~~husband/wife of the said~~

~~joining in this deed as Grantor and relinquishing and conveying all rights by descent and all other rights~~

~~in the above described premises~~, have hereunto set my hand and seal this 17th

day of the month of October, A.D. 19 88.

Signed, Sealed and Delivered

in presence of

..... *Emelia Soucy*

Emelia Soucy

State of Maine, County of Kennebec

BE.

October 17, 19 88.

Then personally appeared the above named

EMELIA SOUCY

and acknowledged the foregoing instrument to be her free act and deed.

Before me,



Ronald M. Roy

Notary Public
Attorney at Law

Printed Name, **Ronald M. Roy**

Commission Expires: 10/3/93

RECEIVED KENNEDY SS.

1988 OCT 20 AM 9:00

NOTAR: *Ronald M. Roy*
REGISTER OF DEEDS